

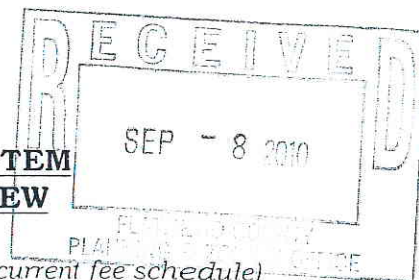


Flathead County

Planning & Zoning

1035 1st Ave W, Kalispell, MT 59901
Telephone 406.751.8200 Fax 406.751.8210

CANYON AREA LAND USE REGULATORY SYSTEM **APPLICATION FOR MAJOR LAND USE REVIEW**



Submit this application, all required information, and appropriate fee (see current fee schedule) to the Planning & Zoning office at the address listed above.

FEE ATTACHED \$ _____

OWNER(S) OF RECORD:

Name: CAMP WINNAKEE LLC Phone: 406-387-5555
Mailing Address: P.O. Box 330 City, State & Zip: WEST GLACIER, MT 59936

PERSON(S) AUTHORIZED TO REPRESENT THE OWNER(S) AND TO WHOM ALL CORRESPONDENCE IS TO BE SENT:

Name: DENNY GIGNOUX Phone: 406-253-5995
Mailing Address: P.O. Box 330 City, State & Zip: WEST GLACIER, MT 59936

LEGAL DESCRIPTION OF PROPERTY (Refer to Property Records):

Physical Address: 120 HighLINE BLVD S 36 T 32N R 19W

Subdivision Name: GLACIER RIDGE SUB II Tr No.(s) _____ Lot No(s) 01A Blk No. _____

1. Middle Canyon Region ✓
Upper Canyon Region _____

2. Describe proposed use: LODGE

3. Attach a plan (drawing) of property showing the following:

- Surrounding land use (usually within 300 feet).
- Dimension and shape of lot.
- Topographic features of lot.
- Water courses, drainages, wetlands.
- Size, location and use of existing buildings, open areas, etc.
- Size, location and use of proposed buildings, open areas, etc.
- Roads, driveways, proposed parking.

4. **On a separate sheet of paper, discuss how each of the following will be addressed (if applicable to this project).**

- a. Traffic flow.
- b. Access off main road.
- c. Parking and loading plan.
- d. Refuse/garbage.
- e. Utilities (telephone, electric)
- f. Screening, fencing, landscaping.
- g. Sewer, water and drainage.
- h. Signs (size, design, location)
- i. Hours of operation, # of employees
- j. Noise, light, dust, fumes created by use.

5. **Please attach any additional information which may have been requested at the pre-application meeting or which is necessary to further understand the project.**

I hereby certify under penalty of perjury and the laws of the State of Montana that the information submitted herein, on all other submitted forms, documents, plans or any other information submitted as part of this application, to be true, complete, and accurate to the best of my knowledge. Should any information or representation submitted in connection with this application be incorrect or untrue, I understand that any approval based thereon may be rescinded, or other appropriate action taken. The signing of this application signified approval for F.C.P.Z. staff to be present on the property for routine monitoring and inspection during the approval and development process.

Applicant Signature: _____

Date: 9-7-10

INSTRUCTIONS FOR MAJOR LAND USE APPLICATION FORM:

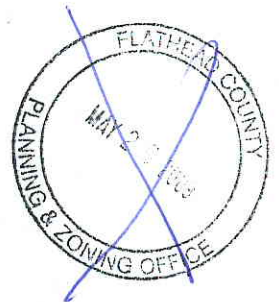
Major land use review is required and allowed only for those new or expanding uses specifically listed as "Major Land Uses" in Chapter 6 when not specifically exempted or subject to Minor Land Use Review. Review and recommendation to the County Commissioners shall be submitted by the Planning Board. The authority to approve, conditionally approve or deny a "major land use action" is that of the Board of County Commissioners.

1. A pre-application conference with the Flathead County Planning & Zoning staff is required prior to the submission of an application.
2. Submit completed application with the appropriate fee.
3. A **Certified** Adjoining Property Owners List must be submitted with the application (*see forms below*). The list will be sent directly to the Planning & Zoning office, unless you request otherwise. This list is valid for a period of 6 months from date generated. You may also get a certified adjoining landowners list from a title company if you choose.
4. The basis for review of this application is based on performance standards and performance guidelines as found in Chapters 4 and 5 of the Canyon Area Land Use Regulatory System adopted by Flathead County, Resolution #1049A.
5. This application will be forwarded to the appropriate Middle or Upper Canyon Land Use Advisory Committee for their review and comment.
6. The Flathead County Planning Board will hold a public hearing on this issue. A recommendation is forwarded to the County Commissioners for final action.
7. Approval, conditional approval, or denial of the application by the Commissioners within the applicable review period.

Glacier Guides *Mapleland*
Application for ~~Minor Land~~ Use Review

Question 4

- a. Traffic Flow - all traffic will be on existing road systems. Existing circle will be modified to allow for fire truck T (note map). Road will be widened to 20 feet, where it is not presently (note appendix).
- b. Access off main road will remain the same.
- c. Parking and loading plan. Existing spots will be utilized with reconfiguring. A Minimum of 18 spots will be available. Please note map.
- d. Refuse collection with a bear proof container is already to the site. Card board recycling and collection is also on the site.
- e. Utilities are to the site and will be extended to the building. No easement needed.
- f. Construction will focus on minimal footprint. Existing natural vegetation is highly valued and plans to be preserved. We will transplant native vegetation in the construction footprint. No fencing or screening is needed.
- g. A septic application has been approved. A water well will be drilled. Storm water drainage will be directed to the infiltration field inside the parking lot or a surface pooling area will be provided north of the entrance road. Either location will be dependent on engineer approval.
- h. The existing signs will be utilized.
- i. Guests will be able to come and go 24 hours a day. Check in and reservations will be primarily located at our 11970 hwy 2 facility. Here our hours are 7 am to 8 pm during the summer with much more limited hours during the rest of the year. We expect 2 employees. We have existing parking by our existing structure.
- j. We plan to limit noise by having quiet hours from 7 am to 11 pm, any outside lights will be downward facing, we will try to pave the road way or have dust control, and we do not expect any fumes to be created.



SEP - 8 2010